153.0	0007	0008.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	767,500 / 767,500
					USE VALUE:	767,500 / 767,500
					ASSESSED:	767,500 / 767,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
37		BELLINGTON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	DWYER WENDY A
Owner 2:	
Owner 3:	
Street 1:	37 BELLINGTON STREET
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	KIELY DAVID W JR -
Owner 2:	BATTEN MARTHA A -
Street 1:	37 BELLINGTON STREET
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 5,000 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1924, having primarily Wood Shingle Exterior and 2279 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5000.000	308,700	2,800	456,000	767,500
Total Card	0.115	308,700	2,800	456,000	767,500
Total Parcel	0.115	308,700	2,800	456,000	767,500

Source: Market Adj Cost | Total Value per SQ unit /Card: 336.81 | /Parcel: 336.8

Legal Description

Entered Lot Size

Total Land:

Land Unit Type:

User Acct 102114

GIS Ref

GIS Ref

Insp Date 04/27/18

!12052!

PREVIOUS ASSESSMENT

Parcel ID 153.0-0007-0008.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	308,700	2800	5,000.	456,000	767,500	767,500	Year End Roll	12/18/2019
2019	101	FV	264,000	2800	5,000.	427,500	694,300	694,300	Year End Roll	1/3/2019
2018	101	FV	264,000	2800	5,000.	353,400	620,200	620,200	Year End Roll	12/20/2017
2017	101	FV	264,000	2800	5,000.	324,900	591,700	591,700	Year End Roll	1/3/2017
2016	101	FV	264,000	2800	5,000.	296,400	563,200	563,200	Year End	1/4/2016
2015	101	FV	233,000	2800	5,000.	290,700	526,500	526,500	Year End Roll	12/11/2014
2014	101	FV	233,000	2800	5,000.	270,200	506,000	506,000	Year End Roll	12/16/2013
2013	101	FV	233,000	2800	5,000.	257,100	492,900	492,900		12/13/2012

PRINT

Date	Time
12/11/20	02:10:15

LAST REV

Date	Time
05/07/18	14:22:15

ekelly

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 12052

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KIELY DAVID W J	52320-282		2/27/2009		450,000	No	No		
KIELY DAVID W J	45087-519		4/29/2005	Family	1	No	No		
HAESSLER KAREN	36387-307		9/12/2002		455,000	No	No		
BALL ALAN D	28730-205		6/19/1998		248,000	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/25/2010	231	New Wind	2,000					2 WINDOWS / MANTEL
8/24/2001	605	Addition	100,000	C				KITCHEN ADDITION A

ACTIVITY INFORMATION

Date	Result	By	Name
4/27/2018	MEAS&NOTICE	BS	Barbara S
1/8/2009	Measured	372	PATRIOT
12/15/2002	MLS	MM	Mary M
5/16/2002	Permit Visit	PM	Peter M
4/25/2000	Missed Appt.	276	PATRIOT
12/16/1999	Mailer Sent		
11/22/1999	Measured	264	PATRIOT
3/1/1992		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	102114
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5000		Sq. Ft.	Site		0	80.	1.14	9									456,000						456,000	

Total AC/HA: 0.11478 | Total SF/SM: 5000 | Parcel LUC: 101 One Family | Prime NB Desc: Brackett | Total: 456,000 | Spl Credit | Total: 456,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	2 - Bungalow		
Sty Ht:	1H - 1 & 1/2 Sty		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BEIGE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1924	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G12	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:	1	Rating:	Good
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GV - Good-VG	10.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	10.8	%

CALC SUMMARY

Basic $ / SQ:	90.00
Size Adj.:	1.34953356
Const Adj.:	1.00989902
Adj $ / SQ:	122.660
Other Features:	94250
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	346107
Depreciation:	37380
Depreciated Total:	308727

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	5	BRs:	1	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	2001
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

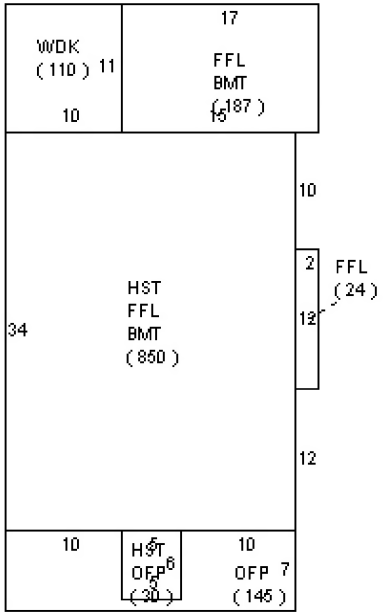
No Unit	RMS	BRS	FL
1	5	1	
Totals			
1	5	1	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	122.66
Special Features:	0	Val/Su Net:	109.35
Final Total:	308700	Val/Su SzAd	205.66

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,061	122.660	130,143
BMT	Basement	1,037	59.290	61,485
HST	Half Story	440	122.660	53,971
OFP	Open Porch	175	26.190	4,582
WDK	Deck	110	15.240	1,676

Net Sketched Area:	2,823			Total:	251,857
Size Ad	1501	Gross Are	3263	FinArea	2279

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	75	G	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 153.0-0007-0008.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	12X17	A	FR	1924	27.25	T	50	101			2,800			2,800

More:	N	Total Yard Items:	2,800	Total Special Featues:		Total:	2,800